

2110 PAPILLION PARKWAY

10,000 - 33,070 SF | \$11.50 SF/YR NNN

2110 PAPILLION PARKWAY, OMAHA, NE 68164



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BUILDING INFORMATION

Building Size	33,070 SF
Min Divisible	10,000 SF
Max Contiguous	33,070 SF
Number Of Floors	1
Year Built	1997
Year Last Renovated	2003
Roof	1997
HVAC	Lennox
Elevators	No

PARKING & TRANSPORTATION

Parking Ratio	5.45
Number Of Spaces	159
Parking Type	Surface

SITE INFORMATION

County	Douglas
Zoning	LC
Lot Size	3.45 Acres
Number Of Buildings	1
Location Description	Located just east of 120th & Blondo

PROPERTY HIGHLIGHTS

- Multiple building entrances and a layout that provides flexibility for single or multiple tenant opportunities
- Many services and amenities in the immediate area
- Large parking ratio
- Great windows with views of adjacent city trail and park.
- Minutes to I680 and West Dodge Expressway

OFFERING SUMMARY

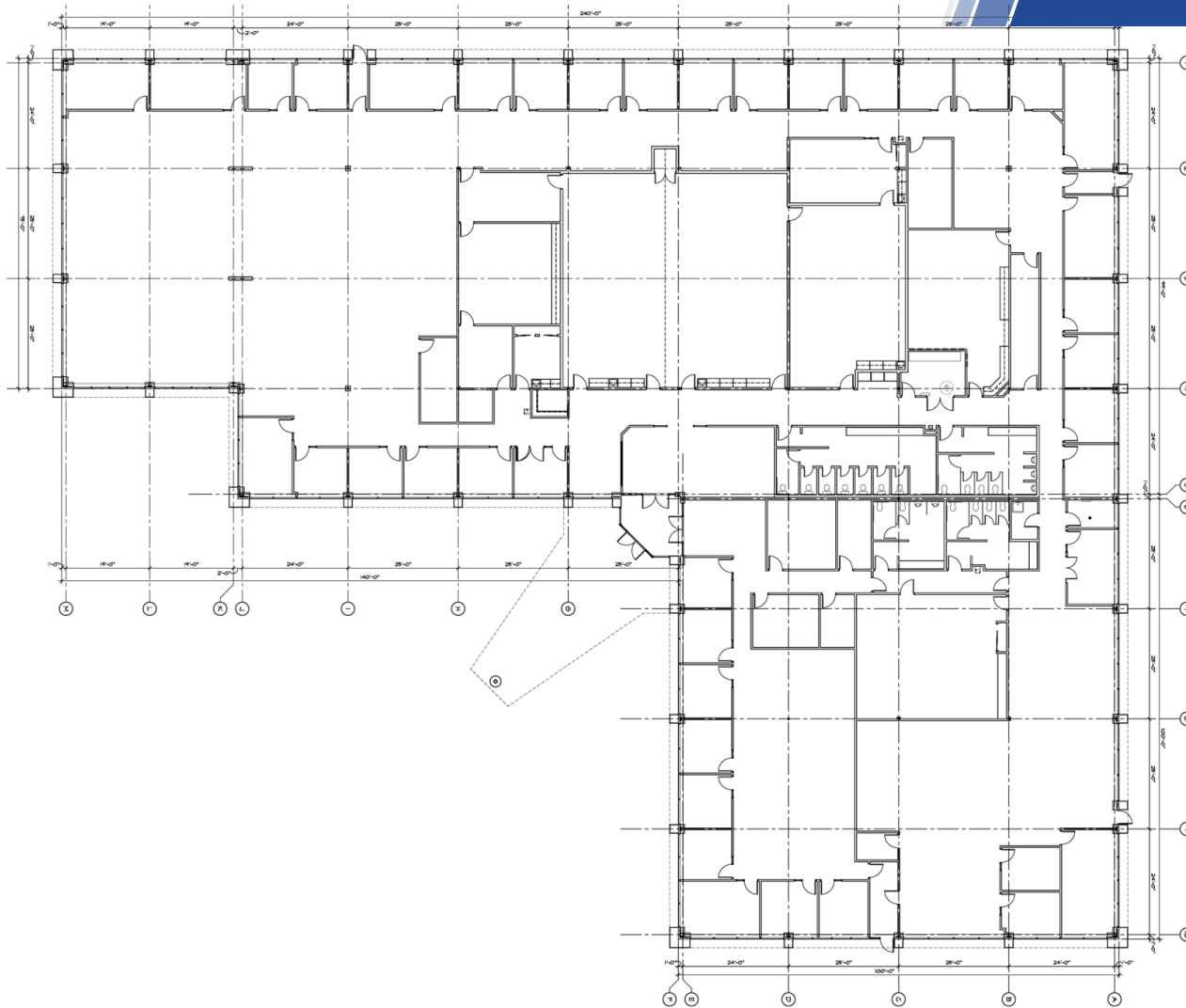
LEASE RATE	\$11.50 SF/YR NNN
Est. Op. Exp.	\$5.26 SF/YR
Available SF	10,000 - 33,070 SF
Property Type	Office Building

DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	10,735	89,421	206,944
Total Households	5,530	38,488	85,677
Average HH Income	\$57,770	\$77,600	\$80,727

SALE INFORMATION

Building also available for sale for \$4,629,800



AVAILABLE SPACES

SPACE	SIZE	LEASE RATE	EST. OP. EXP.	EST. TOTAL / MO.
2110	33,070 SF	\$11.50 SF/yr (NNN)	\$5.26	\$46,187.77

2110 PAPILLION PARKWAY SITE MAP



Map data ©2020 Imagery ©2020, Maxar Technologies, U.S. Geological Survey, USDA Farm Service Agency

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2110 PAPILLION PARKWAY
RETAILER MAP



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